

AFTER RECORDING MAIL TO:

Jagdeep Sandhu and Kuljit Shoker
905 20th Street
Anacortes, WA 98221

Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 02-179516-OE

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2020-3162
Aug 17 2020
Amount Paid \$3325.00
Skagit County Treasurer
By Marissa Guerrero Deputy

Statutory Warranty Deed

THE GRANTOR CHANNEL CROSSING LIMITED LIABILITY COMPANY, a Washington limited liability company for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to JAPDEEP SANDHU and KULJIT SHOKER, a married couple the following described real estate, situated in the County of Skagit, State of Washington.

Lots 1, Channel Crossing Short Plat No. SPL-2017-0002, recorded under Auditor's File No. 201905080071, and being a portion of the Northeast 1/4 of the Southeast 1/4 of Section 22, Township 35 North, Range 1 East, W.M.

Situate in the County of Skagit, State of Washington.

SUBJECT TO Covenants, Conditions, Restrictions, Provisions, Agreements, Reservations and Easements of record, if any.

Abbreviated Legal:

Lot 1, Channel Crossing SP SPL-2017-0002 (Ptn NE 1/4 SE 1/4, 22-35-1 E W.M.)

Tax Parcel Number(s): 350122-0-018-0002, P31586

Dated August 14, 2020

Channel Crossing, LLC

By: Nels Strandberg, Member

STATE OF Washington }
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that Nels Strandberg is the person who appeared before me, and said person acknowledge he signed this instrument, on oath stated he is authorized to execute the instrument and acknowledge that as the Member of Channel Crossing, LLC to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: August 14, 2020

Shelley L Nevitt
Shelley L Nevitt
Notary Public in and for the State of Washington
Residing Bow
My appointment expires: 6-19-2023

SHELLEY L NEVITT
Notary Public
State of Washington
Commission # 69061
My Comm. Expires Jun 19, 2023